

156.0

0002

0017.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

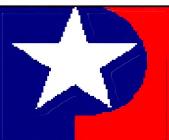
928,700 / 928,700

USE VALUE:

928,700 / 928,700

ASSESSED:

928,700 / 928,700


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
200		HILLSIDE AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	CHEN SANJUN
Owner 2:	HUANG YU
Owner 3:	

Street 1: 200 HILLSIDE AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: CHEN SANJUN/SHI ZHIMIN -

Owner 2: HUONG YU -

Street 1: 200 HILLSIDE AVE

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains 11,316 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1925, having primarily Wood Shingle Exterior and 1834 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		11316		Sq. Ft.	Site		0	70.	0.67	7									531,639						531,600	

IN PROCESS APPRAISAL SUMMARY

Use Code							Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101							11316.000		393,400		3,700		531,600		928,700							
Total Card							0.260		393,400		3,700		531,600		928,700		Entered Lot Size					
Total Parcel							0.260		393,400		3,700		531,600		928,700		Total Land:					
Source: Market Adj Cost									Total Value per SQ unit /Card:		506.49		/Parcel: 506.4				Land Unit Type:					

Parcel ID 156.0-0002-0017.0

!12213!

PRINT

Date Time

12/11/20 02:19:13

LAST REV

Date Time

12/21/18 08:32:05

danam

Prior Id # 3:

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION**TAX DISTRICT****PAT ACCT.**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CHEN SANJUN/SHI ZHIMIN	52741-414		5/11/2009	Family		1	No		
CHEN SANJUN	52529-316		4/6/2009	Family		1	No		
MC GRATH JOHN/T	51523-208		8/1/2008		498,000	No	No		
MC GRATH JOHN F	45240-340		5/25/2005	Family		10	No		
MC GRATH JOHN F	42850-247		5/21/2004	Family		10	No		
MC GRATH JOHN F	42850-245		5/21/2004	Family		10	No		
	11636-747		1/28/1969			99	No	No	N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/17/2018	1516	Siding	20,000	C				
6/10/2016	785	Re-Roof	8,580					
3/1/2012	181	Addition	249,667					contract new 2 sto

ACTIVITY INFORMATION

Date	Result	By	Name
10/6/2018	MEAS&NOTICE	HS	Hanne S
6/1/2012	Meas/Inspect	JBS	JOHN S
5/30/2012	Info Fm Prmt	MM	Mary M
10/21/2008	Meas/Inspect	355	PATRIOT
11/24/1999	Meas/Inspect	270	PATRIOT
1/1/1982		PS	

Sign: VERIFICATION OF VISIT NOT DATA

/ / /

